

Pro-forma of Allotment Letter

Date: _____

To,

Mr. _____,

Mrs. _____,

_____,

_____.

Sub: Allotment of Apartment No. _____ in Block A/B on the Upper Ground/First/Second/Third Floor of Real Estate Project known as “RASTROLI RESIDENCY” situated at Chalta No. 14, P.T. Sheet 30, Karaswada, Mapusa, Bardez – Goa, within the Jurisdiction Mapusa Municipal Council of Bardez Taluka, District of North Goa, State of Goa.

Dear Sir / Madam,

1. We are developing a Real Estate Project “**RASTROLI RESIDENCY**” duly registered / to be registered under the provisions of the Real Estate (Regulation and Development) Act, 2016 with the Goa Real Estate Regulator Authority at Panjim, Goa bearing registration no _____.
2. We hereby agree to allot you on ownership basis Apartment No. _____ in Block A/B on the Upper Ground/First/Second/Third Floor in the residential building named “RASTROLI RESIDENCY” having carpet area admeasuring _____ Square Meters as per RERA with exclusive balcony area admeasuring _____ Square Meters (hereinafter referred to as the said “Apartment”) for the consideration of Rs./- (Rupees _____ only) and we hereby earmark (____) open/covered Car Parking Space, in any arrangement in the said building on the terms and conditions as contained in the pro-forma Agreement for Sale attached herewith.
3. You have paid us, interest free amount of Rs. _____ /- (Rupees _____ only) (not less than 5% of the total consideration) as application fee and you shall pay to us the balance amount of Rs. _____ /- (Rupees _____ only) as per the Payment Schedule recorded in “Agreement for Sale”.
4. On receipt of 10% of the total consideration we have to compulsorily execute and register “Agreement for Sale” immediately. Kindly also note that if 10% of the total consideration is not received within 30 days, then 5% of the Agreement Value is mutually agreed to be liquidated damages will be deducted from payment made by you and balance amount, if any will be refunded to you without any interest.

5. You hereby agree and undertake to be bound by and perform all the obligations and the terms and conditions contained in the pro-forma Agreement for sale, including timely payment of amounts stated thereunder.

6. You are requested to sign in confirmation of accepting the terms as mentioned in pro-forma "Agreement for Sale" by subscribing your signature on this letter and copy of this letter.

Yours sincerely,

For AXR Realtors

Partner

First Allottee

Second Allottee